

**STATE HISTORICAL RESOURCES COMMISSION
DEPARTMENT OF PARKS AND RECREATION**

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LAUREN W. BRICKER, Ph.D.

.....Chairperson

LUIS HOYOS, AIA

.....Vice Chairperson

CLAIRE BOGAARD

KATHLEEN GREEN

MARY L. MANIERY

CAROL L. NOVEY

MILFORD WAYNE DONALDSON

.....Executive Secretary

Quarterly Meeting
of the
STATE HISTORICAL RESOURCES COMMISSION

Fresno City Hall
City Council Chambers
2600 Fresno Street, Second Floor
Fresno, California 93721-3600

November 4, 2005

MINUTES

COMMISSIONERS PRESENT

Lauren W. Bricker, Ph.D., Chairperson

Luis Hoyos, AIA, Vice Chairperson

Claire Bogaard

Kathleen Green

Mary L. Maniery

Carol L. Novey

STAFF PRESENT

Milford Wayne Donaldson, FAIA, Executive Secretary

Stephen Mikesell, Deputy State Historic Preservation Officer

Camille Valencia, Recording Secretary

Cynthia Howse, Staff Historian

Patricia Ambacher, Staff Historian

Diane Thompson, Staff Assistant

Tara Todd, Staff Counsel, Department of Parks and Recreation

I. CALL TO ORDER

Legal notice having been duly given, the State Historical Resources Commission meeting was called to order at 9:04 a.m. by Chairperson Bricker. Those assembled recited the Pledge of Allegiance.

II. INTRODUCTION OF COMMISSIONERS AND STAFF

Commission members introduced themselves and Wayne Donaldson, State Historic Preservation Officer, (SHPO), introduced Office of Historic Preservation (OHP) staff.

III. WELCOME

Filling in for Mayor Alan Autry, who could not be present, was Andy Souza, Fresno City Manager. He expressed the pleasure the City of Fresno felt that the Commission had picked Fresno as a meeting site and enumerated the strides Fresno has taken in the direction of historic preservation in recent years.

California State Assembly Member Juan Arambula, who represents the 31st district, also welcomed the Commission. Pointing out that his family has long lived near the Tower District, he told the Commission that communities in the San Joaquin Valley have an increasing comprehension of the potential of historic resources. He noted with pride that the rehabilitated Santa Fe Station, which Commissioners and staff toured on Thursday, was to reopen in the near future. In closing, he expressed the hope that the Commission would vote to send the National Register nomination of the San Joaquin Light and Power Building on to the National Park Service for listing.

Nick P. Yovino, Fresno Planning Director, voiced his appreciation of the Commission's work in making the past a part of the future.

Karana Hattersley-Drayton welcomed the Commission, pointing out that historic preservation is alive and well in Fresno and that a growing band of local preservationists is fighting the battle to make sure that those in the future have access to Fresno's past by saving and adapting Fresno's historic buildings to the changing needs of the city. She then presented Historic Preservation Awards to Fresno residents who, through their dedication and hard work, had furthered the cause of historic preservation in Fresno.

IV. RESOLUTION

A Resolution was presented to the City of Fresno. Accepting it on behalf of the City was Karana Hattersley-Drayton.

V. APPROVAL OF MINUTES OF AUGUST 5, 2005

Commissioner Green moved and Commissioner Bogaard seconded that the minutes be approved as written. **Action:** Motion unanimously carried.

VI. COMMISSION AND STAFF REPORTS

A. CHAIRPERSON'S REPORT

Chairperson Bricker compared Fresno to her home town of Redlands in its hesitancy to put itself forward and commended them for the great strides they've made in recent years in becoming a Certified Local Government (CLG), for their historic survey and for the preservation of an increasing number of historic resources.

B. EXECUTIVE SECRETARY'S REPORT

SHPO Milford Wayne Donaldson, FAIA, who spent part of his youth in Bakersfield, reminded the audience that his recollection was that Bakersfield High School had consistently beat the Fresno team. He noted that California State Parks has embarked on the Great Central Valley Initiative and the State Historic Preservation Plan is completed. The Office of Historic Preservation is also at work on a Desert Management Group contract. He recounted that he was pleased to have met with all Native American tribal group officers in California. As regards OHP's newly-acquired Main Street Program, he updated Commissioners, noting that Redding will be the first new Main Street city, joining the existing 32 communities. He was delighted to announce that a whopping 65 more cities have expressed a desire to become part of the Main Street Program. He mentioned that he has had input to the Historic Building Code revisions and met recently with the California State Historical Building Safety Board. A revised Historic Building Code will be introduced January 16, 2006. He suggested that those interested check OHP's web site for more information on this subject. OHP is improving its web site in response to suggestions and welcomes public comments as part of that process. He added that OHP has been fortunate in adding four new staff members in recent months: Mark Huck, Architectural Review Unit; David Byrd and Amanda Blosser, 106 Review Unit; and Patricia Ambacher, Registration Unit.

C. DEPUTY STATE HISTORIC PRESERVATION OFFICER

Deputy State Historic Preservation Officer Mikesell told the Commission that OHP staff has been working on the Comprehensive Statewide Historic Preservation Plan for the last two years. He has provided the Commission with updates on the progress of the Plan a number of times. The final plan is the same as the most recently presented version with three exceptions: the Archaeological section has been expanded with the help of the Pacific Coast Archaeology Society; the Main Street Section has been expanded as OHP's involvement in that Program has grown and taken flight; the final document will include graphics that are in the process of being finalized. Staff recommends that the Commission approve the Plan. **Action:** Commissioner Novey moved, and Commissioner Hoyos seconded, that the Plan be approved. The motion was unanimously approved.

Vice-chair Hoyos commended the Plan as a blueprint for the future and said that the new areas were well received, the changes consistent with the overall tone of the document.

Chairperson Bricker commended staff for having done a superb job.

D. 2005 GOVERNOR'S HISTORIC PRESERVATION AWARDS POWERPOINT PRESENTATION

SHPO Donaldson announced the winners of this year's Governor's Historic Preservation Awards and presented a brief PowerPoint presentation showcasing them. He advised Commissioners that the award ceremony was set to take place on November 10 in the Leland Stanford Mansion State Historic Park in Sacramento and invited them to be present. The 2005 award winners are: Royston, Hanamoto Alley & Abey, Landscape Architects & San Francisco Recreation & Park Department for the **Golden Gate Park National Register Nomination**; UC Berkeley for **UC Berkeley Landscape Heritage Plan**; Coachella Valley Historical Society for the **Restoration/Preservation of the 1909 Indio Historic Schoolhouse**; Skid Row Housing Trust for **Saint George Hotel/Apartments**; Campo de Cahuenga Historical Memorial Association for the **Campo de Cahuenga Memorial Park**; **Helena Modjeska Foundation-Friends of Arden**; Friends of China Lake Archaeology for **creation & maintenance of the China Lake Archaeological Lab & Curation Facility**; Pacific Coast Archaeological Society for their publication, **PCAS Quarterly**; Santa Ana Historical Preservation Society for the **Santa Ana History Coloring Book**; Oakland Heritage Alliance for **Neighborhood Walking Tours**; City of San Jose Planning, Building & Code Enforcement, Redevelopment Agency, & Historic Landmarks Commission & the Japantown Community Congress of San Jose for the **San Jose Japantown Historic Context & Reconnaissance Survey** project; Fresno County Public Library for **Research into the Life of Henry P. Villalon**.

VII. POWERPOINT PRESENTATION OF NOMINATED PROPERTIES

Cynthia Howse, Patricia Ambacher, and Dwight Dutschke presented slides of all nominated properties. Chairperson Bricker noted for the audience that all but Gregory Mountain were on the Consent Calendar.

VIII. CONSENT CALENDAR

A. NATIONAL REGISTER OF HISTORIC PLACES

Hotel Chancellor

Los Angeles, Los Angeles County
Local Level of Significance

Pleasants Ranch

Vacaville, Solano County
Local Level of Significance

San Joaquin Light & Power Company

Fresno, Fresno County
Local Level of Significance

Santa Fe Coast Line Hospital

Los Angeles, Los Angeles County
State Level of Significance

Santa Fe Freight Depot

Los Angeles, Los Angeles County
State Level of Significance

Vice-Chair Hoyos singled out San Joaquin Light & Power as an outstanding building and nomination.

Commissioner Maniery commended those who had prepared the nominations as she had found them enjoyable reading.

Action: Commissioner Maniery moved that the nominations found below on the Consent Calendar be approved for listing on the National Register. Commissioner Bogaard seconded. Nominations were unanimously approved for listing.

Karana Hattersley-Drayton commented on behalf of San Joaquin Light & Power that the Fresno Historic Commission an amendment to nomination under Criterion A. Architect Chris Johnson announced that his firm has been retained to work on this project, and a Part II tax application will be coming soon to OHP.

Chairperson Bricker noted that a number of the nominated properties are also Rehabilitation Tax credit projects. She added that there are two discussion items on the agenda so, with an eye to allowing them adequate time, she proposed moving two miscellaneous items, the election of officers and meeting locations for the coming forward. Commissioners agreed to this rearranging of the agenda.

IX. ELECTION OF OFFICERS/MEETING SITES FOR 2006

Commissioner Maniery advised the Commission that she and Commissioner Novey had discussed possible officers for the coming year and wanted to nominate Vice-Chair Hoyos as Chair, and Commissioner Bogaard as Vice-Chair.

Action: Commissioner Maniery moved, and Commissioner Novey seconded the motion that Commissioners Hoyos and Bogaard act as Chair and Vice Chair for 2006. The motion was unanimously carried. New officers will assume their positions of leadership at the February, 2006 meeting.

OHP staff recommended that next year's meetings take place either in Sacramento or within a 50-mile radius. While acknowledging the need for outreach, each out-of-town meeting costs the office approximately \$6,000.

Commissioner Maniery suggested that one of the meetings be held in Marysville or Yuba City.

Commission Chair Bricker and Vice-Chair Hoyos expressed hope that this budgetary constraint will not last beyond 2006.

Commissioner Novey recommended the office seek funds outside the Department to help defray costs.

SHPO Donaldson said he would approach the State Parks Foundation as a possible source of help in defraying these expenses.

Staff Counsel Tara Todd stated the Commission could always amend the schedule proposed by staff should financial circumstances change.

Action: Commissioner Bogaard moved, and Commissioner Green seconded the motion that 2006 Commission meetings will be held either in Sacramento or nearby. Motion unanimously approved.

Closed Session

X. DISCUSSION CALENDAR

A. CALIFORNIA REGISTER OF HISTORICAL RESOURCES

Lincoln Place Apartments – Request for Redetermination

Vice-Chair Hoyos recused himself from discussing and voting on this property. Chairperson Bricker began by imposing time limits on participants in the discussion, 20 minutes per side, then five minutes each rebuttal time, at which time the public hearing would be closed, commissioners could comment, and, finally, vote.

State Parks Staff Counsel Tara Todd recapitulated the Commission's actions on this property thus far, including a reading of applicable code sections, and enumerated the Commission's options, which were to 1) rescind the action taken at the August meeting, which would require a majority vote; 2) Grant Aimco's request for redetermination. (Lincoln Place remains eligible for listing); 3) Deny Aimco's request; or 4) Grant a continuance.

Commissioner Novey advised the Commission that she had been contacted by a representative of Aimco the previous evening and that she will not be influenced by this call.

Public Discussion

Proponents for Redetermination

Attorney William Delvac referred to a settlement of the lawsuit pending on this property and asserted that if redetermination were granted, such action would not undo the measure of protection already provided these resources. He and his team are looking for a long-term resolution of issues to the benefit of all.

Patty Shwayder, Sr. Vice President of Aimco Venezia spoke in favor of redetermination, noting that Linda Dishman of the LA Conservancy supports Aimco's position. Chairperson Bricker interrupted to say that no letter of support has been received from the LA Conservancy. Delvac said he wrote the letter with the Conservancy and was trying to find out why it wasn't received by OHP.

Opponents

Amanda Seward expressed a divergent opinion of the settlement; instead, included are relief from the height restrictions from 30 to 60 feet and a gag order prescribing what she can and cannot say. She stated there was no agreement, "there's lots of opposition to what Aimco is trying to achieve." What they plan to

do, she asserted, is tear three-fourths of Lincoln Place down without public comment. They have threatened to evict tenants if they don't accept Aimco's terms. "Aimco is trying to ram its version down everyone's throat." She said this is about a principle of law for her.

Hans Adams also spoke against redetermination of Lincoln Place, and urged the Commission not to agree to it.

Laura Burns also spoke against redetermination, saying that "Lincoln Place is an important resource to the State and there is no agreement. Lincoln Place is an icon to the people of Venice. Far from making a deal, Aimco wants to dictate to Venice what is or is not historic."

Rebuttal by Proponents

Attorney Delvac stated that in June Aimco made an offer to save tenants and units. Aimco has followed the law. The Ellis Act gives a landlord an unfettered right to evict tenants. He allowed that everyone isn't happy. Aimco has always said that if there is a comprehensive agreement, tenants wouldn't be evicted. A settlement is always difficult, but there is a 17 page agreement which is to be presented to tenants on the Sunday following the Commission meeting.

Rebuttal by Opponents

Ms. Burns stated that this is still Aimco's "gun-to-the-head" style of negotiating.

Public Discussion Closed

Commission Discussion

Commissioner Bogaard stated that she understood her role as a commissioner to be to determine whether or not a property was eligible for listing. That having been accomplished at the previous hearing of this nomination, she saw no basis for the request for redetermination.

Commissioner Maniery stated she had no comments.

Commissioner Green commented that the issues surrounding this nomination had been heard twice and both times the Commission had determined that the property was eligible. She was in favor of standing by the previous determination.

Commissioner Novey said she believed they'd heard enough and that the determination previously arrived at should stand.

Chairperson Bricker concurred that there was no basis for redetermination.

Delvac asked for a point of clarification. Chairperson Bricker told him the comment period was closed.

Action: Commissioner Bogaard moved, and Commissioner Green seconded, that the Commission deny the request for redetermination of the Lincoln Place nomination to the California Register of Historical Resources. Motion carried by all commissioners voting, with one abstention.

B. NATIONAL REGISTER OF HISTORIC PLACES

Gregory Mountain

San Diego, San Diego County

Local Level of Significance

Dwight Dutschke read his staff report.

Chairperson Bricker noted that additional letters of support had been handed to commissioners that morning. She read into the record the one received from the head of the San Diego County Historic Sites Board.

Public Comment

Proponents

Dr. Michael Baksh, author of the nomination, spoke in support, saying he has known of the significance of the mountain for 15 years. In 1997, he learned that an anthropologist had written of the mountain's significance 70 years before, not just the top, but the entire mountain. The southern boundary is a bit different, as housing has built up there, and therefore can't really follow the section line.

Chairman Robert Smith of the Pala Band of Mission Indians also spoke in support of this nomination. He stated they still use Gregory Mountain.

Tracy Nelson, Tribal Chair of the La Jolla Band of Mission Indians spoke in support of the nomination, saying stories involving the mountain are central to the members of this generation and of generations to come.

Jack Musick, Vice Chair of the La Jolla Band of Luiseno Indians of San Diego County spoke in support of the nomination, saying he believed the mountain to be the church for the 12,000 Native Americans who live and worship in San Diego.

Carmen Mojado, Secretary and Co-Chair of the San Luis Rey Band of Mission Indians, spoke in support of the nomination.

Mark Mojado, spiritual leader of the San Luis Rey Band of Luiseno Indians, spoke in support of the nomination, saying the paintings tell the story.

Shasta Gaugnen, a cultural anthropologist who is Cultural Director for the Pala Band of Indians, spoke to rebut objections of some, saying that the mountain is still used as sacred site; Indians see sacred sites far differently than Europeans, relating to them is personal and private. She added that the casino footprint did not include Gregory Mountain.

Walter Rusinek, attorney for the Pala Band, spoke in support of the nomination, saying that all Luiseno bands support the sacredness of this site. It is clear that it is an eligible site. Of the ten owners, only one objects to the site being listed on the National Register. He doesn't see the boundaries as problematic.

Shelly Davis-King, archaeologist for the Tuolumne Band of Miwok Indians, also spoke in support of the nomination.

Opponents

Colby Morrow, Air Quality Manager, Regional Public Affairs, San Diego Gas & Electric, stated that SD G & E wanted their easements excluded because of their maintenance activity and were not opposed to the nomination. They wanted fee owned right of way excluded for transmission activities.

Bill Hutton, of Gregory Canyon Limited, owns 900 acres of the mountain. He stated that he did not oppose eligibility of 90 percent of the nomination area, but requests that boundaries be carefully reviewed to determine the precise location and acreage of the nominated area. He acknowledged the importance of the rock art and Medicine Rock, which is not part of the San Diego Gas & Electric property. The landfill project lasts only 30 years, after that the acreage becomes open space permanently and any non-native plants will be removed and replaced with native plants.

Proponent Rebuttal

Leroy Miranda, Vice Chair of the Pala Band of Mission Indians, said Taakwic may destroy everything as the mountain was given to the Indians to protect and maintain.

Mr. Rusinek, attorney for the Pala Band of Mission Indians, stated that only one of the 10 owners opposes the nomination. He added that the landfill will be there forever, as the EIR showed that the mitigation measures were inadequate.

Opponent Rebuttal

Colby Morrow stated that the EIR didn't find negative impacts. San Diego Gas & Electric wants their rights of way excluded.

Public Comment Closed

Commissioner Discussion

Commissioner Novey asked if SD G & E can be excluded. She said she wanted to protect Gregory Mountain.

Commissioner Maniery said there are other sacred sites crossed by power lines and that what is required is an agreement allowing routine maintenance. She added that she didn't believe transmission lines affect integrity of the site. As regards to the boundaries issue, she recounted that her experience is that entire mountain is usually considered a sacred site.

Vice-Chair Hoyos said he finds merit in the nomination defining the whole mountain as significant with no exclusions and believes he can support the nomination on the basis presented in the nomination. He too didn't think that power lines detracted from the integrity of the site.

Commissioner Green said she agreed with Commissioners Maniery and Hoyos.

Commissioner Novey said she felt honored to have the chance to vote on this nomination.

Chairperson Bricker asked how many property owners are involved. Dr. Baksh answered he believed there are 12 owners. He then passed out to commissioners an Assessor's map of the site that included boundaries and owners, adding that the map and list had been submitted as part of the nomination.

Staff Historian Howse stated the Assessor's map was not included with the nomination.

Chairperson Bricker asserted that she also supports the nomination.

Vice-Chair Hoyos noted for the record that the map was not part of the original packet.

SHPO Donaldson reminded the Commission that anything submitted in the course of the nomination process is considered part of the nomination.

Action: Commissioner Novey moved the Commission approve the nomination of Gregory Mountain as a traditional cultural resource. Commissioner Green seconded the motion. The motion was unanimously carried.

C. PROGRESS REPORT

The following nominations have been placed on the National Register of Historic Places. The National Park Service Notice of Listings identifying these nominations has been received by the Office of Historic Preservation since the last regular meeting of the Commission. *These properties also have been placed on the California Register of Historical Resources.*

Lower Arroyo Seco Historic District , Pasadena, Los Angeles Co.	7/12/05
Green Gables , Palo Alto, Santa Clara Co.	7/28/05
Greenmeadow , Palo Alto, Santa Clara Co.	7/28/05
Condo 1, The Sea Ranch , Sonoma Co.	7/28/05
Kerckoff Building & Annex , Los Angeles, Los Angeles Co.	8/03/05
Long Beach Professional Building , Long Beach, Los Angeles Co.	8/03/05
Hornitos Masonic Hall No. 98 , Hornitos, Mariposa Co.	8/03/05
Carneros Creek Bridge on Old Sonoma Road , Napa Co.	8/05/05
Garnett Creek Bridge on CA 29 , Calistoga, Napa Co.	8/05/05
Garnett Creek Bridge on Greenwood Avenue , Napa Co.	8/05/05
Maxwell Creek Bridge on Hardin Road , Napa Co.	8/05/05
Napa River Bridge on Zinfandel Lane , Napa Co.	8/05/05
Swartz Creek Bridge on Aetna Springs Road , Napa Co.	8/05/05
Corona High School , Corona, Riverside Co.	8/03/05
Euclid Avenue , Upland & Ontario, San Bernardino Co.	8/10/05
Cottrell, John A., House , Eureka, Humboldt Co.	9/28/05
Calexico Carnegie Library , Calexico, Imperial Co.	9/28/05

X. PUBLIC COMMENTS

There were no public comments during this meeting.

XI. COMMISSIONERS' COMMENTS

Commissioner Maniery announced that the Society for Historical Archaeology has scheduled its annual meeting for January 10 – 14, 2006, in Sacramento.

XII. SAN FRANCISCO PORT HISTORIC DISTRICT

Mark Paez gave a PowerPoint presentation on the port's draft National Register nomination for the San Francisco Port Historic District, which is included as an attachment to these minutes.

Commissioner Maniery remarked that she had read the draft nomination earlier and commended it as a good document.

Vice-Chair Hoyos congratulated Paez, adding that the presentation would make an excellent exhibit to show the public. Mr. Paez agreed.

XIII. ADJOURNMENT

There being no further business to come before the Commission, the meeting was adjourned at 4:40 p.m.

Respectfully submitted,

Milford Wayne Donaldson, FAIA
Executive Secretary

DATED _____